WARRANTY DEED

BOOK 5743 PAGE 615

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Grant Watkins, Jr. etux	First Investment Company	
(NAME) 2018 9th Ave. North	(NAME) P. O. Box 749	
(STREET ADDRESS OR ROUTE NUMBER) Nashville, TN 37208	(STREET ADDRESS) Columbus, Ohio 43216	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)----------
---------- *Dollars,*

cash in hand paid, for other good and valuable considerations, receipt of which is hereby acknowledged, including the assumption by the Grantee of the balance of an indebtedness to First Investment Company of record in Book 4647, page 33, in said Register's Office and the assumption by the Grantee of the balance of an indebtedness to Home Federal Savings and Loan of record in Book 5523, page 742, in said Register's Office.

PACE PROPERTIES, INC.

have this day bargained and sold, and do hereby transfer and convey unto the said GRANT WATKINS, JR. and wife, ANNIE F. WATKINS

their *(successors), heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows

Being Lot No. 247 on the Plan of Section One, Bordeaux Gardens, of record in Book 3300, page 91, Register's Office for Davidson County, Tennessee.

Said Lot No. 247 fronts on 57 feet on the easterly side of Crowe Drive; 122.46 feet on the north line; 122.53 feet on the south line and runs back to a dead line on which it measures 57 feet.

Being the same property conveyed to Pace Properties, Inc. by deed from M. Norris Jenkins, Trustee, without necessity of joinder of any beneficiary, of record in Book 5488, apge 110, said Register's Office.

This conveyance is subject to all easements and restrictions of record in the Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 37,900.00

Subscribed and sworn to before me, this the 8th day of May, 19 81

Affiant: Grant Watkins Jr.

My commission expires 7-21-84 (Affix Seal)

Notary Public: Susan F Dorn

This is unimproved ( ) improved (X) property, known as 3220 Crowe Drive, Nashville, TN
(House Number) (Street) P. O. Address: (City or Town

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

GRANT WATKINS, Jr. and wife, ANNIE F. WATKINS

their *(successors),*

heirs and assigns forever. it *covenant that* it is *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

It *further covenant and bind* itself, its *heirs and representatives, to warrant and forever defend the title to said real estate to said* GRANT WATKINS, JR. and wife, ANNIE F. WATKINS
their

(successors), heirs and assigns, against the lawful claims of all persons.

Witness its *hand this* 8th *day of* May, 1980, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date*

PACE PROPERTIES, INC.

By: Jean Pace

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, ... *, a Notary Public in and for said County and State,* .....

the within named bargainor , *with whom I am personally acquainted, and who acknowledged that* ..... *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at ..... *Tennessee, this* ..... *day of* ..... *, 19* .

..... *Notary Public*

Commission expires .....

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, the undersigned *, a Notary Public of the State and County aforesaid, personally appeared* Jean Pace *with whom I am personally acquainted, and who, upon oath, acknowledged* her *self to be* Vice President *of the* Pace Properties, Inc. *the within named bargainor, a corporation, and that* he *as such* President -Vice *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* her *self as* President -Vice .

Witness my hand and seal, at office in Nashville, *this* 8th *day of* May *, 19* 81 .

Notary Public

Commission expires 7-21-84

WARRANTY DEED

FROM

[illegible] Properties, Inc.

TO

[illegible] Watkins, Jr. and wife [illegible] L. Watkins

G. 4. 1 2 7 6

IDENTIFICATION

MAY 11 12 26 PM '81

FILED AND RECORDED

M. NORRIS JENKINS

Building Phone Loans Building

[illegible] Drive

Nashville, Tennessee 37211

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 5743 PAGE 617

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
05/26/81	SAL	37900.00	CO 96.04 CO TX .50 PROBATE FEE 6.00 CHECK 105.74-	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

64127

RECEIVED
MAY 11 12 27 '81
FELIX Z. WILSON, II
DAVIDSON COUNTY

No. 821369